



Mr Alexis Cella  
Associate, JBA  
PO BOX 375  
North Sydney NSW 2059

Our ref: SSD 7375

Dear Mr Cella

**SEARs for the staged redevelopment of the Harbourside Shopping Centre  
[SSD 7375]**

As requested, please find attached the Secretary's environmental assessment requirements (SEARs) for the preparation of an Environmental Impact Statement (EIS) for the above development. These requirements have been prepared in consultation with relevant public authorities based on the information you have provided to date. I have also attached a copy of the public authorities' comments for your information. Please note that the Secretary may alter these requirements at any time.

If you do not lodge a development application (DA) and EIS for the development within 2 years, you must consult further with the Secretary in relation to the preparation of the EIS.

Prior to exhibiting the EIS, the Department will review the document in consultation with relevant authorities to determine if it addresses the requirements in Schedule 2 of the *Environmental Planning and Assessment Regulation 2000*. You will be required to submit an amended EIS if it does not adequately address the requirements.

The Department emphasises the importance of effective and genuine community consultation, where a comprehensive, detailed and genuine community consultation engagement process must be undertaken as early as possible in the preparation of the EIS. This process must ensure that the community is provided with a good understanding of what is proposed, description of any potential impacts and how they can actively engage in issues of concern to them. A report summarising the community consultation undertaken, issues raised and how these issues have been considered in the proposal must be included in the EIS.

Given the nature of the project in Darling Harbour, the Department is willing to arrange a planning focus meeting with relevant public authorities to discuss the proposal. Please contact the officer below to make arrangements for this meeting.

Please contact the Department at least two weeks before you propose to submit your DA and EIS. This will enable the Department to:

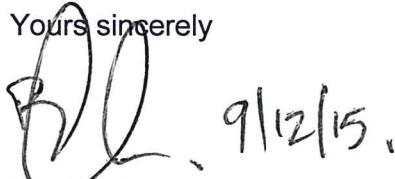
- confirm the applicable fee (see Division 1AA, Part 15 of the *Environmental Planning and Assessment Regulation 2000*); and
- determine the number of copies (hard-copy and CD/DVD) of the DA and EIS that will be required for reviewing purposes.

If your development is likely to have a significant impact on matters of National Environmental Significance, it will require an approval under the Commonwealth *Environment Protection and*

*Biodiversity Conservation Act 1999* (EPBC Act). This approval would be in addition to any approvals required under NSW legislation and it is your responsibility to contact the Commonwealth Department of the Environment to determine if an approval under the EPBC Act is required (<http://www.environment.gov.au> or 6274 1111).

If you have any questions, please contact Brendon Roberts, Senior Planning Officer, on (02) 9228 6422 or via email at [brendon.roberts@planning.nsw.gov.au](mailto:brendon.roberts@planning.nsw.gov.au)

Yours sincerely



Ben Lusher

**Director**

**Key Sites Assessments**

**Planning Services**

as delegate for the Secretary

Enclosed/Attached: SEARs  
Submissions on draft SEARs